

WEST VALLEY CITY PLANNING COMMISSION AGENDA
Wednesday, November 13, 2013

Planning Commission Technical Committee.....November 5, 2013 @ 8:00 a.m.
Planning Commission Study Session.....November 6, 2013 @ 3:30 p.m.
Planning Commission Pre-Meeting.....November 13, 2013 @ 3:30 p.m.
Planning Commission Meeting.....November 13, 2013 @ 4:00 p.m.

The Public Hearing is held in the City Council Chambers at West Valley City Hall.
3600 Constitution Boulevard, West Valley City, UT 84119

__ Woodruff __ Fuller __ Matheson __ Mills __ Conder __ Garcia __ Thomas

ZONE CHANGE APPLICATIONS

- Z-5-2013** Petition by **M SEVEN LLC** requesting a **zone change** from 'R-1-10' (single family residential, minimum lot size 10,000 square feet) to 'R-1-8' (single family residential, minimum lot size 8,000 square feet). The property is located at 7018 W 4100 S on 25.26 acres. (Staff- **Steve Pastorik** at 801-963-3545)
- Z-7-2013** Petition by **DAN NORTHRUP** requesting a **zone change** from 'A-1' (agriculture, minimum lot size 1 acre) to 'R-1-8' (single family residential, minimum lot size 8,000 square feet). The property is located at 5200 W 3500 S on .82 acres . (Staff- **Lee Logston** at 801-963-3531)
- Z-8-2013** Petition by **LIFE CHURCH OF THE ASSEMBLIES OF GOD** requesting a **zone change** from 'R-1-8' (single family residential, minimum lot size 8,000 square feet) to 'C-2' (general commercial). The property is located at 3818 W 4700 S on 6.28 acres. (Staff- **Steve Pastorik** at 801-963-3545)
- Z-9-2013** Petition by **MOORE HOMES LLC** requesting a **zone change** from 'A' (agriculture) to 'R-1-8' (single family residential, minimum lot size 8,000 square feet). The property is located at 4410 and 4438 S 3600 W on 4 acres. (Staff- **Steve Pastorik** at 801-963-3545)
- Z-10-2013** Petition by **GEORGE NEWTON** requesting a **zone change** from 'A' (agriculture) to 'R-1-8' (single family residential, minimum lot size 8,000 square feet). The property is located at 3694 S 6400 W on .33 acres. (Staff- **Steve Pastorik** at 801-963-3545)

ZONE TEXT CHANGE APPLICATIONS

- ZT-7-2013** Petition by **WEST VALLEY CITY** requesting an **ordinance text amendment** to add Section 7-2-131 regarding pawnshop regulations to the West Valley City Municipal Code. (Staff- **Steve Pastorik** at 801-963-3545) (*Continued from the October 23, 2013 Planning Commission Public Hearing*)
- ZT-8-2013** Petition by **WEST VALLEY CITY** requesting an **ordinance text amendment** to add Part 3-3500 South Streetscape between 2700 West and Bangerter Highway to Chapter 7-13 of the West Valley City Municipal Code. (Staff- **Lee Logston** at 801-963-3531)

SUBDIVISION APPLICATIONS

- S-24-2013** Petition by **BLAINE WALKER** requesting **preliminary plat approval** for the Ashlee Commons Subdivision which consists of 28 lots on 9.0 acres. The subdivision is located at approximately 4450 S 5400 W and is zoned 'R-1-7', 'R-1-8', and 'R-1-10'. (Staff- **Steve Lehman** at 801-963-3311) (*Continued from the October 23, 2013 Planning Commission Public Hearing*)
- SV-9-2013** Petition by **BEN HUOT**, representing **UDOT**, requesting consideration to **amend and vacate** lots 11-21 and all of Wayward Circle in the Golden Hilltop Estates Subdivision Phase 1. The property is located at approximately 5860 W 4300 S. (Staff- **Steve Lehman** at 801-963-3311)
- SV-10-2013** Petition by **BEN HUOT**, representing **UDOT**, requesting consideration to **amend and vacate** lots 301, 302, 321-332 and all of Golden Arrow Cove in the Golden Hilltop Estates Subdivision Phase 3. The property is located at approximately 4415 S 5875 W. (Staff- **Steve Lehman** at 801-963-3311)

CONDITIONAL USE APPLICATIONS

- C-51-2013** Petition by **GUATEMEX AUTO REPAIR** requesting **conditional use approval** for an auto repair shop. The property is located at 2688 S Redwood Road on .22 acres and is zoned 'M' (manufacturing). (Staff- **Kevin Despain** at 801-965-5814)

PLANNING COMMISSION BUSINESS

- Approval of Minutes from October 23, 2013 (Regular Meeting)
Approval of Minutes from November 6, 2013 (Study Session)

West Valley City does not discriminate on the basis of race, color, national origin, sex, religion, age, sexual orientation or disability in employment or the provision of services. If you are planning to attend this public meeting and, due to a disability, need assistance in understanding or participating in the meeting, please notify the City eight or more hours in advance of the meeting. We will try to provide whatever assistance may be required. The person to contact for assistance is Nichole Camac, 963-3282.